



Department of Energy
National Nuclear Security Administration
NEPA Determination Form



Proposed Action Title: Categorical Exclusion for Leasing Properties for Warehousing and Storage

Program or Field Office: Los Alamos Field Office

Location(s) (City/County/State): 150-mile radius of Los Alamos National Laboratory, Los Alamos, NM

Proposed Action Description

The U.S. Department of Energy/National Nuclear Security Administration proposes to lease property to provide office and warehouse space within a 150-mile radius of LANL, which could include property located in several locations of northern New Mexico and southern portions of Colorado. Multiple properties could be needed to meet LANL needs. Selected properties will be previously developed, with facilities designed for office or warehouse use. The proposed action does not include construction of new facilities or other structures. Changes in local land use and zoning will not be required. Pre-existing structures and infrastructure will be consistent with current uses.

Categorical Exclusion Applied

The leasing of properties within a 150-mile radius of LANL meets the eligibility criteria of 10 CFR 1021.410(b) B1.24 Transfer, lease, disposition, or acquisition of interests in personal property (including but not limited to, equipment and materials) or real property (including, but not limited to permanent structures and land), provided that under reasonably foreseeable uses (1) there would be no potential for release of substances at a level, or in a form, that could pose a threat to public health or the environment and (2) the covered actions would not have the potential to cause a significant change in impacts from before the transfer, lease, disposition, or acquisition of interests.

The proposed NEPA coverage would constitute a generic (or umbrella) categorical exclusion that would provide coverage for all potential future leased properties for warehousing and storage in the proposed 150-mile radius of LANL within the next 5 years. After considering potential aggregated impacts, generic categorical exclusions are authorized by 10 CFR 1021.410(f) for recurring activities to be undertaken for a specified period of time. The proposed NEPA coverage for all potential future leased properties for warehousing and storage would be valid only for a period of approximately 5 years. If changes are made to the scope of the action, NEPA requirements for the action will need to be reassessed at that time and further analysis may be required. After approximately 5 years, the need for further analysis would be re-evaluated to ensure that the proposed action still meets the requirements of B1.24 Transfer Property.

NEPA Compliance Officer Determination

Based on my review of information conveyed to me and in my possession concerning the proposed action, as NEPA Compliance Officer (as authorized under NNSA NAP 451.1 and DOE P 451.1), I have determined that the proposed action fits within the class of action specified at 10 CFR Part 1021, Subpart D, Appendix B1.24. I have determined that there are no extraordinary circumstances present and that the proposal has not been segmented. I approve the proposed project under 10 CFR Part 1021, Subpart D,



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Appendix B1.24. This determination is made pursuant to the NEPA [42 U.S.C. 4321 et seq.], the U.S. Council on Environmental Quality Regulations for Implementing the Procedural Provisions of the NEPA [40 CFR 1500], and the DOE NEPA Implementing Procedures [10 CFR 1021].

Kristen M. Dors

Digitally signed by Kristen M.
Dors
Date: 2022.07.21 10:52:09 -06'00'

NEPA Compliance Officer:

Date Determined: